

040.A

0001

0009.1

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card /

Total Parcel

874,000 /

874,000

USE VALUE:

874,000 /

874,000

ASSESSED:

874,000 /

874,000

**PROPERTY LOCATION****IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
9		BEACON ST, ARLINGTON

OWNERSHIP		Unit #:	1
Owner 1:	MILLER CHARLES A & LARISA O		
Owner 2:			
Owner 3:			

Street 1: 9 BEACON ST UNIT 1

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

**PREVIOUS OWNER**

Owner 1: BRIAN CALLAHAN CO -

Owner 2: -

Street 1: 11 BEACON STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

**NARRATIVE DESCRIPTION**

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 2008, having primarily Clapboard Exterior and 2796 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code Descrip/No Amount Com. Int

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>					
Type:	8 - Condo TnHs.			Full Bath:	2	Rating:	Very Good										
Sty Ht:	2H - 2 & 1/2 Sty			A Bath:		Rating:											
(Liv) Units:	1	Total:	1	3/4 Bath:		Rating:											
Foundation:	1 - Concrete			A 3QBth:		Rating:											
Frame:	1 - Wood			1/2 Bath:	1	Rating:	Very Good										
Prime Wall:	2 - Clapboard			A HBth:		Rating:											
Sec Wall:		%		OthrFix:		Rating:											
Roof Struct:	1 - Gable			<b>OTHER FEATURES</b>													
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating:	Very Good										
Color:	GREEN			A Kits:		Rating:											
View / Desir:				Fpl:		Rating:											
<b>GENERAL INFORMATION</b>				WSFlue:		Rating:											
Grade:	B - Good			<b>CONDOS INFORMATION</b>													
Year Blt:	2008	Eff Yr Blt:		Location:													
Alt LUC:		Alt %:		Total Units:													
Jurisdct:	G10	Fact:	.	Floor:	M - Multi-Level												
Const Mod:				% Own:	49.000000000												
Lump Sum Adj:				Name:													
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>					
Avg Ht/FL:	STD			Phys Cond:	VG - Very Good	3.3	%	Exterior:		No Unit	RMS	BRS	FL				
Prim Int Wall:	1 - Drywall			Functional:				Interior:		1	7	3					
Sec Int Wall:		%		Economic:				Additions:									
Partition:	T - Typical			Special:				Kitchen:									
Prim Floors:	3 - Hardwood			Override:				Baths:									
Sec Floors:		%		Total:	3.3	%		Plumbing:									
Bsmnt Flr:	12 - Concrete			<b>CALC SUMMARY</b>				Electric:									
Subfloor:				Basic \$ / SQ:	245.00			Heating:									
Bsmnt Gar:				Size Adj.:	0.71459228			General:									
Electric:	3 - Typical			Const Adj.:	0.99989998												
Insulation:	2 - Typical			Adj \$ / SQ:	175.058												
Int vs Ext:	S			Other Features:	54183												
Heat Fuel:	2 - Gas			Grade Factor:	1.33												
Heat Type:	15 - H.V.A.C			NBHD Inf:	1.25000000												
# Heat Sys:	2			NBHD Mod:													
% Heated:	50	% AC:	100	LUC Factor:	1.00												
Solar HW:	NO	Central Vac:	NO	Adj Total:	903808												
% Com Wall:		% Sprinkled:		Depreciation:	29826												
				Depreciated Total:	873982												
<b>MOBILE HOME</b>				WtAv\$/SQ:		AvRate:		Ind.Val:									
Make:																	
Model:																	
Serial #:																	
Year:																	
Color:																	
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 040.A-0001-0009.1													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N	Total Yard Items:				Total Special Features:											Total:	
<b>RESIDENTIAL GRID</b>																	
1st Res Grid Desc: Line 1 # Units: 1																	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O					
Other																	
Upper																	
Lvl 2																	
Lvl 1																	
Lower																	
Totals	RMs:	7	BRs:	3	Baths:	2	HB:	1									
<b>UnSketched SubAreas:</b> GLA: 2796,																	
<b>SUB AREA</b>																	
Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten							
GLA	Gross Liv Ar	2,796	175.060	489,461													
<b>SUB AREA DETAIL</b>																	
Net Sketched Area:	2,796	Total:	489,461														
Size Ad	2796	Gross Are	2796	FinArea	2796												
<b>IMAGE</b>																	
<b>AssessPro Patriot Properties, Inc</b>																	
																	